



Town of Abington

OFFICE OF BOARD OF SELECTMEN

500 GLINIEWICZ WAY
ABINGTON, MA 02351
(781) 982-2100
FAX (781) 982-2138

Agenda Board of Selectmen Meeting January 23, 2017 6:30 p.m. Cotter Room

TOWN CLERK'S OFFICE
ABINGTON, MA
RECEIVED

2017 JAN 19 PM 3:37

- **Pledge of Allegiance**

- **Public Announcements**

- **Public Appointments:**

6:30 p.m. – Ann Reilly, appointment to Griffin's Dairy Committee

Dick Hanna, appointment to Griffin's Dairy Committee

6:35 p.m. – Samir Reda, request for a commercial garage license, 225 Brockton Avenue

Action/Discussion items:

1. Approval of January 9, 2017 open session minutes
2. Vote to release executive session minutes from February 8, 2010 through November 7, 2011
3. Department Head update:
Chief Nuttall – Fire Department
4. Town Manager Report
5. Public Comment
6. Adjourn

Executive Session: Motion to enter into executive session for the purpose of an update with regard to collective bargaining and not to reconvene to open session.

6:30pm

Ann M. Reilly
262 Adams Street Apt. 2
Abington, Massachusetts 02351

January 4, 2017

To the Board of Selectmen
Gliniewicz Way
Abington, Massachusetts 02351

Dear Board Members,

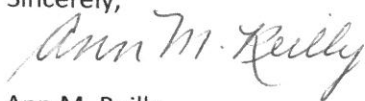
I would like to apply for a position on the Griffin's Dairy Study Committee. I have always lived in this town and see the wonderful potential of this farm that was purchased by the town for town purposes and open space and recreation eighteen years ago.

I would like to help the committee move forward with having a delineation of the land performed, consider hiring a planner to help make decisions as to what can be done and where activities should be placed such as a possible solar farm, a small Christmas Tree farm, the paved trails for young and old to enjoy, a possible pavilion that may include toilets and shade. Also, I would encourage the building of the two soccer fields and parking off Pattison Street, and of course, continue with the Community Gardens.

We need to get answers on the what and where things can be and make a plan that the town can deal with. To move quickly I feel that the committee needs to put an article in the Town Warrant to cover the cost of the delineation. Possibly, once we get that we can ask for Community Preservation Funds to help plan for the rest of the property.

I hope you will favorably consider my application.

Sincerely,



Ann M. Reilly

6:30pm

RECEIVED

JAN 13 2017

TOWN OF ABINGTON MUNICIPAL VOLUNTEER FORM

BOARD OF SELECTMEN
TOWN OF ABINGTON

The Town of Abington depends on volunteers for its Boards, Committees, and Commissions and a variety of other activities. Please use this form to express your interest in volunteering to serve in any of these areas. Please complete this form and submit it to the Office of the Board of Selectmen, 500 Gliniewicz Way, Abington, MA 02351, or you can email it to djamieson@abingtonma.gov. Should you have any questions please feel free to contact the Selectmen's Office at 781-982-2100.

Name: Richard L. Hanna (Dick) Date: _____Address: 143 MILL ST Abington MATelephone No.: (H) 781-857-2347 (w) _____E-Mail Address: Richhann@comcast.net1. Are you a registered voter in Abington? Yes

Town Boards, Commissions, Committees:

Arts Council (7), (3 alternates)	Cable Advisory Committee (3)
Commission on Disabilities (3)	Conservation Commission (7), (alternates)
Council on Aging (12)	Griffins Dairy Committee (5)
Housing Partnership (3)	Historical Commission (4)
Open Space Committee (6)	Southfield Redevelopment Authority (2)
Registrar of Voters (3)	SAGE (9)
South Shore Regional School District (1)	Summer Concerts (3)
Zoning Board of Appeals (3), (2 alternates)	

Committee Liaisons:

MBTA Committee	OCPC Delegate and Alternate
----------------	-----------------------------

2. Please mark your two choices in order of preference:

A. Griffins Dairy Committee B. _____

3. Why do you want to serve on these particular Boards, Committees or Commissions?

I have a lot of knowledge of the Griffins Farm.

4. Have you attended any meetings of these Boards, Committees or Commissions?

Yes

Richard Hanna
Signature

6:35 PM

**Town of Abington
Public Hearing**

The Board of Selectmen will hold a public hearing on Monday, January 23, 2017, at 6:35 p.m. in the Cotter Hearing Room, 500 Gliniewicz Way, on the application of Elias Ghossoub for a Commercial Garage License, 225 Brockton Avenue.

**Maureen Jansen
Chairman**



The Commonwealth of Massachusetts
Department of Industrial Accidents
Office of Investigations
600 Washington Street
Boston, MA 02111
www.mass.gov/dia
Tel. 617-727-4900 X 406 or 1-877-MASSAFE
Fax 617-727-7749

Workers' Compensation Insurance Affidavit:

Applicant Information

Name: (Business/Organization/Individual)

SR AUTO REPAIR INC DOING BUSINESS AS ABINGTON AUTO CARE

Address: 225 BROCKTON AVE

City/State/Zip: ABINGTON/MA/02351 Phone # 8576362402

Are you an employer? Check the appropriate line:

☒ 1. I am an employer with 1 employees (full and/or part-time)*

☐ 2. I am a sole proprietor or partnership and have no employees working for me in any capacity.

*Any applicant that checks box #1 must also fill out the section below showing their workers' compensation policy information.

I am an employer that is providing workers' compensation insurance for my employees. Below is the policy information.

Insurance Company Name: _____

Policy # or Self-ins. Lic. #: 7PJUB-9F70024-0-16 Expiration Date: 5-12-17

Attach a copy of the workers' compensation policy declaration page (showing the policy number and expiration date).

Failure to secure coverage as required under Section 25A of MGL c. 152 can lead to the imposition of criminal penalties of a fine up to \$1,500.00 and/or one-year imprisonment, as well as civil penalties in the form of a Stop Work Order and a fine of up to \$250.00 a day against the violator. Be advised that a copy of this statement may be forwarded to the Office of Investigations of the DIA for insurance coverage verification.

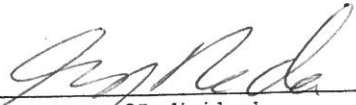
I do hereby certify under the pains and penalties of perjury that the information provided above is true and correct.

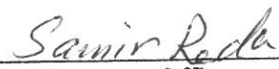
Signature: _____

Date: 12-6-2016

Phone #: 8576362402

I certify under the penalties of perjury that I, to my best knowledge and belief, have filed all state tax returns and paid all state taxes as required under law.


*Signature of Individual


By: Corporate Officer

379251485
**Social Security # Voluntary
or Federal Identification Number

*This license will not be issued unless this certification clause is signed by the applicant.

**Your Social Security # will be furnished to the MA Department of Revenue to determine whether you have met tax filing or tax payment obligations. Licensees who fail to correct their non-filing or delinquency will be subject to license suspension or revocation. This request is made under the authority of MA General Law, Chapter 62C, Section 49A.

PLAN OF LAND
IN
ABINGTON
MA.

For
Kevin E. Welch Jr.
Scale 1"=20' Nov. 6, 2001
R.L. Avery
Haverhill, MA.
Surveyor



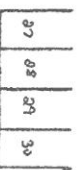
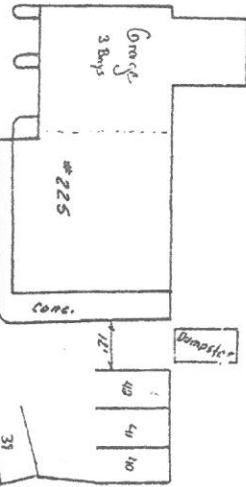
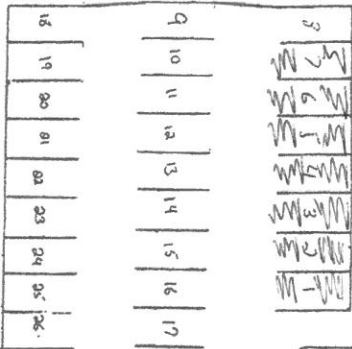
R.L. Avery

64.5 Realty Trust

AB General Contractors Inc.

89,285 sq. ft.
2.05 AC.

1-7
PARKING SPACES
ABINGTON AUTO CARE



ABINGTON AUTO CARE

212.12

Charles E. Wilson

Glenn R. LaPointe

BRACKTON
AV.

Light
224.98

Light
224.98

GARAGE LEASE AGREEMENT

This Lease Agreement ("Lease") is entered by and between BEST BUY AUTO WASH & CARE INC ("Landlord") and SR AUTO REPAIR INC ("Tenant") on DEC 1ST 2016. Landlord and Tenant may collectively be referred to as the "Parties."

The Parties agree as follows:

PREMISES: Landlord hereby leases the 225 BROCKTON AVE ABBINGTON MA 02117 ☒ garage ☒ parking area located at: 225 BROCKTON AVE ABBINGTON MA 02117 ("Premises") to Tenant.

LEASE TERM: The lease will start on DEC 1ST 2016 (begin date) and will end on DEC 1ST 2017 (end date) (Lease Term).

LEASE PAYMENTS: Tenant agrees to pay to Landlord as rent for the Premises the amount of \$ 2500 ("Rent") each month in advance on the first day of each month at: 225 BROCKTON AVE ABBINGTON MA 02117 address for rent payment) or at any other address designated by Landlord. If the Lease Term does not start on the first day of the month or end on the last day of a month, the rent will be prorated accordingly.

LATE CHARGE: ☒ If any amount under Lease is more than _____ days late, Tenant agrees to pay a late fee of \$ _____.

INSUFFICIENT FUNDS: ☒ Tenant agrees to pay the charge of \$ _____ for each check given by Tenant to Landlord that is returned to Landlord for lack of sufficient funds.

SECURITY DEPOSIT: [Check the provision that applies.]

☒ There is no security deposit.

Tenant shall deposit with Landlord, in trust, a security deposit of \$ 2500.00 as security for the performance by Tenant of the terms under this Lease and for any damages caused by Tenant, Tenant's family, agents and visitors to the Premises during the term of this Lease. Landlord may use part or all of the security deposit to repair any damage to the Premises caused by Tenant, Tenant's family, agents and visitors to the Premises. However, Landlord is not just limited to the security deposit amount and Tenant remains liable for any balance. Tenant shall not apply or deduct any portion of any security deposit from the last or any month's rent. Tenant shall not use or apply any such security deposit at any time in lieu of payment of rent. If Tenant breaches any terms or conditions of this Lease, Tenant shall forfeit any deposit, as permitted by law.

KEYS: Tenant will be given 1 door(s)/opening devices to the Premises. Tenant shall be charged \$ 0 if all keys/opening devices are not returned to Landlord following termination of the Lease.

DEFAULTS: If Tenant fails to perform or fulfill any obligation under this Lease, Tenant shall be in default of this Lease. Subject to any statute, ordinance or law to the contrary, Tenant shall have seven (7) days from the date of notice of default by Landlord to cure the default. In the event Tenant does not cure a default, Landlord may at Landlord's option (a) cure such default and the cost of such action may be added to Tenant's financial obligations under this lease; or (b) declare Tenant in default of the Lease. In the event of default, Landlord may also, as permitted by law, re-enter the Premises and re-take possession of the Premises. Landlord may, at its option, hold Tenant liable for any difference between the rent that would have been payable under this Lease during the balance of the unexpired term, if this Lease had continued in force and any rent paid by any successive Tenant if the Premises are re-let. In the event Landlord is unable to re-let the Premises during any remaining term of this Lease, after default by Tenant, Landlord may at its option hold Tenant liable for the balance of the unpaid rent under this Lease if this Lease had continued in force. The failure of Tenants or their guests or invitees to comply with any term of this Lease is grounds for termination of the tenancy, with appropriate notice to Tenants and procedures as

required by law.

POSSESSION AND SURRENDER OF PREMISES: Tenant shall be entitled to possession of the Premises on the first day of the Lease Term. At the expiration of the Lease, Tenant shall peaceably surrender the Premises to Landlord or Landlord's agent in good condition, as it was at the commencement of the Lease, reasonable wear and tear excepted.

USE OF PREMISES: Tenant shall only use the Premises exclusively for the parking of passenger vehicles.

ASSIGNMENT AND SUBLEASE: Tenant shall not assign or sublease any interest in this Lease without prior written consent of the Landlord.

DANGEROUS MATERIALS: Tenant shall not keep or have on or around the Premises any item of a dangerous, flammable or explosive nature that might unreasonably increase the risk of fire or explosion on or around the Premises or that might be considered hazardous by any responsible insurance company.

ALTERATIONS AND IMPROVEMENTS: Tenant agrees not to make any improvements or alterations to the Premises without prior written consent of the Landlord. If any alterations, improvements or changes are made to or built on or around the Premises, with the exception of fixtures and personal property that can be removed without damage to the Premises, they shall become the property of Landlord and shall remain at the expiration of the Lease, unless otherwise agreed in writing.

MAINTENANCE AND REPAIR: Tenant will, at Tenant's sole expense, keep and maintain the Premises in good, clean and sanitary condition and repair during the term of this Lease and any renewal thereof.

SECURITY AND RESPONSIBILITY FOR LOSS: Tenant understands that Landlord does not provide any security alarm system or other security for the Premises. Tenant's vehicle or other possessions will occupy the parking space entirely at the risk of the Tenant. Tenant releases Landlord from any loss, damage, claim or injury resulting from any casualty.

SEVERABILITY: If any part or parts of this Lease shall be held unenforceable for any reason, the remainder of this Lease shall continue in full force and effect. If any provision of this Lease is deemed invalid or unenforceable by any court of competent jurisdiction, and if limiting such provision would make the provision valid, then such provision shall be deemed to be construed as so limited.

BINDING EFFECT: The covenants and conditions contained in the Lease shall apply to and bind the parties and the heirs, legal representatives, successors and permitted assigns of the parties.

GOVERNING LAW: This Lease shall be governed by and construed in accordance with the laws of the State of

MASS IN PLYMOUTH COUNTY

ENTIRE AGREEMENT: This Lease constitutes the entire agreement between the Parties and supersedes any prior understanding or representation of any kind preceding the date of this Lease. There are no other promises, conditions, understandings or other agreements, whether oral or written, relating to the subject matter of this Lease. This Lease may be modified in writing and must be signed by both Landlord and Tenant.

NOTICE: Any notice required or otherwise given pursuant to this Lease shall be in writing and mailed certified return receipt requested, postage prepaid, or delivered by overnight delivery service to the following addresses:

If to Tenant:

SRM REPAIR INC
225 BRACKTON AVE
ABINGTON MA 02251

If to Landlord:

BEIT BY AUTO WHOLESALES INC
225 BRACKTON AVE
ABINGTON MA 02251

CUMULATIVE RIGHTS: Landlord's and Tenant's rights under this Lease are cumulative, and shall not be

construed as exclusive of each other unless otherwise required by law.

WAIVER: The failure of either party to enforce any provisions of this Lease shall not be deemed a waiver or limitation of that party's right to subsequently enforce and compel strict compliance with every provision of this Lease. The acceptance of rent by Landlord does not waive Landlord's right to enforce any provisions of this Lease.

☐ **ADDITIONAL PROVISIONS** (Specify "none" if there are no additional provisions)

NONE

IN WITNESS WHEREOF, the parties have caused this Lease to be executed the day and year first above written.

LANDLORD:

Mh 12-1-16
MARK HANNA

TENANT:

Sam Reeder 12-1-16
Sam Reeder



Abington Police Department

215 Central Street
P.O. Box 2113
Abington, MA 02351-2113

Telephone (781) 878-3232
Fax (781) 982-2120

David G. Majenski
Chief of Police

January 6th, 2017

TO: Chief Majenski

FROM: Deputy Chief Cutter

Re: Licensing Application Review

225 Brockton Ave.

Sir,

I have conducted a review of the licensing application provided to me by the town in regards to SR Auto Repair Inc., DBA Abington Auto Care and I would suggest there are several issues that should be addressed prior to any license being issued.

Upon initial review I noticed the following things that may be of concern for the town;

- On the submitted Worker's Compensation Insurance Affidavit there is no insurance company name listed and I was not provided with a declaration page to confirm a policy.
- I would suggest that the town gather more information on the corporations and leases associated with this property. On the application for a garage *license* it appears the garage license is currently owned by Elias Saad, who doing business as Abington Auto Works and our records contained within the department indicate that Elias Saad is also the actual physical property owner as of March/2016. On the new submitted application it appears it is being transferred from Saad to Elias Ghossoub, but the application is signed by Samir Reda and appears to be under the corporation SR Auto Repair Inc.
- I conducted a search of the corporation's FID# as provided on the new application; 453116985, and found no listing for this. I'm unable to determine what corporation this is. SR Auto Repair Inc. has an FID# of 001060185 and although the application identifies SR Auto Repair as the corporation applying for the new license, it's corporate ID# is not the one listed on the application.

- On the new application the applicant name is Elias Ghossoub, but the phone number and email of Mr. Ghossoub is actually the contact information for Samir Reda so it appears there is no contact information for the actual applicant.
- Samir Reda's corporation was/is operating Blackstone Prime Service, Blackstone MA, but it appears from a BBB search that it is out of business at this time. I would suggest the town work to identify if this is true and if there any past problems at this location while in operation.
- Samir Reda appears to operate another gas station and auto repair shop in Worcester. I would suggest the town work to identify any past problems at this location.
- Samir Reda's corporation filing with the Commonwealth lists 228 Main St. Worcester as a location where the corporation's records are kept, however I could not locate this physical address using Google Street View. The town should identify where the corporate records are kept and may require an updated filing with the Secretary of the Commonwealth.
- It appears there may be several other corporations associated with the applicants that have been dissolved; South Shore Automotive Repair Inc and A&E Auto Service Inc. The town may want further information from the applicants on this.
- As of 10/31/16 there is a LLC associated with the property at 225 Brockton Ave., operating under the business name of Omalley's Auto Sales and Service LLC. The managers on file for this business are Elias Saad, *the physical property owner*, and Elias Ghossoub. Elais Ghossoub is the listed applicant name on the application for a new garage license. The town may want to identify how many repair shops are operating on this property. Doing so may restructure the required site plans to determine if the location can support two repair businesses. Signs on the property indicate Omalley's performs repair service.
- Also operating at this location is Abington Gas and Auto Sales Inc. President is George Ayoub with the Registered Agent as Elias Saad, the same physical property owner. As of 9/21/16 this corporation has also been listed as Abington Gas Auto Sales and Repair Inc. I feel the town should look into what this corporation is doing on the property since it appears it too may be involved in vehicle sales and service which may require the site plan review as to how many businesses this property can support.
- Department records and statements made by Mr. Saad indicate that in March of 2016 his property at 225 Brockton Ave was leased to Panduka Debare. Mr. Debare then subleased multiple locations of the property conducting business. It appears the gas portion was leased, the repair portion was leased and office space was leased to two different people that created multiple disturbance calls to our department.

- It should be noted that upon a site visit that signage indicates Abington Auto Care is open and operational for business, however the granting of a license has yet to occur from the town. There were vehicles on the property that appeared as if they were in a state of repair with the engine compartment open and vehicle parts near the exterior of the building. This may cause some concern for the town as the license has not been issued yet.
- Upon review of the site plan submitted, I'm assuming by the licensed applicant, it doesn't accurately reflect what is in practice at the location. This site plan shows 42 spaces on it, however there is limited pavement markings at the location to determine the majority of these. The spaces that are identified are not accurately reflected on the plan as submitted and currently many of the vehicles parked overnight occupy unpaved areas of the property.
- The Abington Fire Department may have an issue with a U-Haul truck that is parked next to the propane storage facility overnight. This propane storage facility is not depicted on the site plan. As well, the site plan shows three parking spaces in the same area, however the pavement markings show one. There also appears to be a buffer zone from the propane tank to the one space which I'm assuming is in place per fire regulations. Currently a large U-Haul truck is located in this buffer zone.
- Many of the spaces as depicted on the site plan are over the underground gas storage containers and the Abington Fire Department may have an issue with this, thus limiting the actual spaces available for the multiple businesses being operated on the same property.
- Many of the vehicles, including large U-Haul trucks are parked off the paved portion of the property which may be an issue with Conservation Commission.
- There is a U-Haul business being operated on the property and with that comes 5-7 large trucks parked. There are no locations depicted on the site plan to show where these trucks are to be parked. Currently they are all over the property in various locations. For example 8 spaces on the outdated site plan are being occupied by two of the trucks and a third was parked close to the propane filling station. I'm assuming the town would require additional spots for the U-Haul rental business as customers will be renting the vehicles and leaving their personal vehicle on-site for the rental period.
- The spaces shown on the plot plan for use by the applicant do not appear to be available based on the current business practice. As of 1/6/17 what is depicted on the site plan as parking spaces for the new business, are actually double stacked with vehicles, where the first row is off the pavement and many of these were not moved in the previous 16 hrs.

- On 1/6/17 I stopped into the repair bay where two vehicles had been moved into since my last visit the night prior. Both these vehicles appeared as if they were being fixed with one raised on the hydraulic lift high in the air. Here I met Elias Ghossoub who was actively involved in fixing one of the vehicles. There was also another man in the bay who couldn't tell me who the owner/manager was when I asked. Mr. Ghossoub stated he is the manager of Abington Auto Care. I asked him if he was doing repairs in the shop and he said he was. I brought up the fact that he hasn't been issued a license to do repairs and he stated "ya, I know". He went on to tell me he submitted the paperwork to the town so it's a "gray area" now. I asked him if he knows he is scheduled for a hearing in a couple weeks and he stated he knows. He continued to say he submitted the paperwork as if that made it o.k. and it's now a gray area. I informed him that I didn't think it was a gray area since he hadn't been granted a license and he is now doing repairs unlicensed by the town. He told me he doesn't want any problems in getting his license so what can he do now, and that he wanted "an answer" today. I informed him that will be up to the town and not myself. I informed him I would be notifying the town that he is performing work at the location prior to obtaining the proper license.
- In regards to calls for service at this property location there have been numerous calls that are of concern to me. Some involved an assault that took place, multiple disturbance calls, and HPO issued on behalf of the gas tenant against the repair shop tenant, a threat call, follow up investigations and larceny calls involving tenants occupying the property. It should be noted that many of the tenants and leases may have changed, but the common theme in all the issues is the property owner Mr. Saad.
- It should be noted that back in July of 2016 this department recommended against a license being issued to Mark Hanna for some of the same reasons as stated in this review.
- It should also be noted that under the ownership of Mr. Saad, in recent times, there appears to have been 2 office tenants, 1 gas tenant, 2 repair services, 2 car sale businesses and a U-Haul rental location all operating from the same piece of property at the same time.
- Upon a site visit on 1/6/17 I found the fenced-in propane filling station open to the public. The fence gate was open and unlocked while the business was closed.

For the above reasons I feel the town should require more clarification on a variety of topics prior to the issuance of a license.

Respectfully submitted,


Deputy Chief Cutter

Dori Jamieson

From: Marshall Adams
Sent: Wednesday, December 28, 2016 4:06 PM
To: Dori Jamieson; David G. Majenski; John M. Nuttall; Sonia Hodge
Cc: Rick LaFond; Marshall Adams
Subject: RE: Scans
Attachments: SKMBT_60116122810480.pdf

Dori, FYI...

Mark Hanna is pumping the gas and running the store at this location. Assad is the building owner and has the used car license.

Have a good day,
Marshall

-----Original Message-----

From: Dori Jamieson
Sent: Wednesday, December 28, 2016 10:51 AM
To: David G. Majenski; John M. Nuttall; Marshall Adams; Sonia Hodge
Cc: Rick LaFond
Subject: FW: Scans

Good morning! Attached is a commercial garage application for 225 Brockton Avenue. The applicant is scheduled for the January 23, 2017 Selectmen's meeting. Please let us know if you have any concerns with the issuance.

Thank you!

Dori

-----Original Message-----

From: scanner@toa.priv [<mailto:scanner@toa.priv>]
Sent: Wednesday, December 28, 2016 10:49 AM
To: Dori Jamieson
Subject: Scans

From Bizhub2F

This E-mail correspondence may be considered public records. Public disclosure of this communication may be required.

This E-mail correspondence may be considered public records. Public disclosure of this communication may be required.

Dori Jamieson

From: Sonia Hodge
Sent: Wednesday, December 28, 2016 1:22 PM
To: Dori Jamieson
Subject: RE: Scans

I have no objections.

Sonia Hodge
Treasurer-Collector
Town of Abington
781-982-2131
781-982-2121 fax
shodge@abingtonma.gov

-----Original Message-----

From: Dori Jamieson
Sent: Wednesday, December 28, 2016 10:51 AM
To: David G. Majenski; John M. Nuttall; Marshall Adams; Sonia Hodge
Cc: Rick LaFond
Subject: FW: Scans

Good morning! Attached is a commercial garage application for 225 Brockton Avenue. The applicant is scheduled for the January 23, 2017 Selectmen's meeting. Please let us know if you have any concerns with the issuance.

Thank you!

Dori

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From Bizhub2F

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Dori Jamieson

From: John M. Nuttall
Sent: Friday, August 26, 2016 12:26 PM
To: Dori Jamieson
Subject: RE: Class II

Dori,

At this time, the Fire Department has no objection to the requested Class II license.

Thank you,
John Nuttall

-----Original Message-----

From: Dori Jamieson
Sent: Friday, August 26, 2016 9:58 AM
To: John M. Nuttall
Subject: RE: Class II

Thanks, Chief!
Dori

-----Original Message-----

From: John M. Nuttall
Sent: Thursday, August 25, 2016 1:56 PM
To: Dori Jamieson
Cc: Ron Howe
Subject: RE: Class II

Dori,

Deputy Howe will conduct a new inspection at this address, and we will advise.

Thanks,
John N

-----Original Message-----

From: Dori Jamieson
Sent: Thursday, August 25, 2016 10:18 AM
To: David G. Majenski; John M. Nuttall; Marshall Adams; Sonia Hodge
Subject: Class II

Good morning. Attached is a request for a Class II license at 225 Brockton Avenue. Would you please let me know if you have any concerns with the issuance of this license?

Thank you!

Dori

-----Original Message-----

From: scanner@toa.priv [<mailto:scanner@toa.priv>]
Sent: Thursday, August 25, 2016 10:14 AM
To: Dori Jamieson
Subject: Scans



Town of Abington

OFFICE OF
TOWN MANAGER
500 GLINIEWICZ WAY
ABINGTON, MA 02351
(781) 982-2100
FAX (781) 982-2138

#1

Board of Selectmen Meeting Minutes January 9, 2017 6:30 p.m. Cotter Room

Members present: Maureen Jansen, Ken Coyle, Andy Burbine, Alex Bezanson, Bob Manning

- Moment of Silence – Dick Tower (attached)
- Public Announcements:

Selectman Manning requested that residents slow down while driving and adhere by the speed limits in the Town.

Selectman Bezanson wished a Happy 100th Birthday to Mr. Edward Mack who lived on Arch Street in Abington

Selectman Burbine stated that nomination papers are currently available and must be returned by 5:00 p.m. on May 13, 2017. The Town Election will be held on Saturday, April 29, 2017.

Selectman Coyle stated that Christmas Tree Pick up will continue this Saturday

Chairman thanked the DPW for the great job they did in clearing the storm this past weekend.

- Public Appointments:

6:35—Catherine Shaw, appointment to Historical Commission

M/Manning to appoint Ms. Shaw

S/Bezanson

Voted 5-0

6:40 p.m. – Barbara Kelleher, NGrid – vote to approve installation of two inch gas main in Suffolk Street (attached)

M/Coyle to approve

S/Manning

Voted 5-0

- Action/Discussion items:
 1. Approval of December 12, 2016 open session minutes
M/Burbine to approve
Selectman Manning abstains
Voted 4-0-1
 2. Release executive session minutes – January 9, 2012 through May 9, 2016
M/Burbine to release all minutes as presented
S/Coyle
Voted 5-0
 3. Vote to open the Special and Annual Town Meeting Warrants
M/Manning to open the Special and Annual Town Meeting Warrants
S/Bezanson
Voted 5-0
 4. Vote to allow deficit spending in the snow and ice budget line item
M/Burbine to allow deficit spending
S/Manning
Voted 5-0
 5. Discussion and possible vote to:
 - (a) approve the reuse of the Griffin's Dairy property as contained in the Griffin's Dairy Reuse Master Plan approved by OCPC
M/Burbine to approve the reuse plan
S/Manning
Voted 5-0
 - (b) possible vote to expand the charge of Griffin's Dairy Committee to include advising and working with the Town Manager's Office and Board of Selectmen to implement the Board's reuse plan
M/Burbine to expand the charge
S/Manning
Coyle abstains
Voted 4-0-1
 - © Discussion and possible vote to expand membership of the Committee from five members to seven.
M/Bezanson to expand membership
S/Manning
Coyle, no
Voted 4-1
 6. Discussion on disposition of West Abington Hall – Town Manager to check with Town Counsel regarding the process of disposition of Town-owned property

7. Town Manager Report (attached)

8. Public Comment – Chairman requested Union Point provide a status update on the February agenda. Chairman and Selectman Bezanson to have a workshop with the Network Administrator as far as suggestions to the website. Selectman Manning requested that the School Building Committee provide a status update of the new school and the demolition of the existing school, and possibly a tour of the new school. Selectman Burbine requested Department Heads provide an update of their department at the upcoming meetings. Asked the Board to think of suggestions for the Community Preservation Committee to fund, and thanked the Building Inspector and Marion, the new part time help making a difference with the signage throughout the Town.

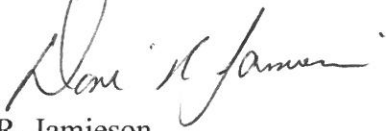
M/Coyle to adjourn

S/Burbine

Voted 5-0

Meeting adjourned: 7:35 p.m.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Dori R. Jamieson".

Dori R. Jamieson

Assistant Town Manager



Town of Abington

OFFICE OF BOARD OF SELECTMEN

500 GLINIEWICZ WAY
ABINGTON, MA 02351

(781) 982-2100
FAX (781) 982-2138

BOARD OF SELECTMEN MEETING

FEBRUARY 8, 2010

8:50 P.M.

EXECUTIVE SESSION SELECTMEN'S OFFICE

Members present: Rich Cunningham, Andy Burbine, Jerry Corcoran, Chris Aiello, Tom Corbett

Also present: Police Chief, David Majenski, Duty Police Chief, Chris Cutter; Town Accountant, Anthony Sulmonte

Discussion took place regarding strategies pertaining to the collective bargaining agreement for the Police Union.

M/Corcoran to adjourn

S/Aiello

Cunningham, aye; Burbine, aye; Corcoran, aye; Aiello, aye; Corbett, aye

Voted 5-0

Meeting adjourned: 9:30 p.m.

Respectfully submitted,

Dori R. Jamieson
Interim Town Manager



Town of Abington

OFFICE OF BOARD OF SELECTMEN

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BOARD OF SELECTMEN MEETING

FEBRUARY 22, 2010

9:35 P.M.

EXECUTIVE SESSION
SELECTMEN'S OFFICE

Members present: Rich Cunningham, Andy Burbine, Jerry Corcoran, Chris Aiello, Tom Corbett

Also present: Police Chief, David Majenski, Deputy Police Chief Chris Cutter, Town Accountant, Anthony Sulmonte, Town Counsel, Joe Fair

Discussion took place regarding strategies pertaining to the collective bargaining agreement for the Police Union.

M/Corcoran to adjourn

S/Cunningham

Cunningham, aye; Burbine, aye; Corcoran, aye; Aiello, aye; Corbett, aye

Voted 5-0

Meeting adjourned: 10:30 p.m.

Respectfully submitted,

Dori R. Jamieson
Interim Town Manager



Town of Abington

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BOARD OF SELECTMEN MEETING

MARCH 8, 2010

9:40 P.M.

EXECUTIVE SESSION SELECTMEN'S OFFICE

Members present: Rich Cunningham, Andy Burbine, Jerry Corcoran, Chris Aiello, Tom Corbett

Discussion took place regarding strategies pertaining the collective bargaining agreements for the Fire, Clerical, Highway, Park/Rec, Sewer, Library and Police Unions.

M/Burbine to negotiate a 60/40 split on the insurance

S/Cunningham

Cunningham, aye; Burbine, aye; Corcoran, aye; Aiello, aye; Corbett, aye

Voted 5-0

M/Corcoran to adjourn

S/Cunningham

Cunningham, aye; Burbine, aye; Corcoran, aye; Aiello, aye; Corbett, aye

Voted 5-0

Meeting adjourned: 10:00 p.m.

Respectfully submitted,

Dori R. Jamieson

Interim Town Manager



Town of Abington

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BOARD OF SELECTMEN MEETING

March 22, 2010

9:10 P.M.

EXECUTIVE SESSION SELECTMEN'S OFFICE

Members present: Rich Cunningham, Andy Burbine, Jerry Corcoran, Chris Aiello, Tom Corbett

Discussion took place regarding strategies pertaining the collective bargaining agreements regarding a 60/40 split for insurance.

M/Burbine to negotiate a 60/40 split for full time employees and a 50/50 split for part time employees regarding the health insurance

S/Cunningham

Cunningham, aye; Burbine, aye; Corcoran, no;; Aiello, aye; Corbett, aye

Voted 4-1

M/Corcoran to adjourn

S/Aiello

Cunningham, aye; Burbine, aye; Corcoran, aye; Aiello, aye; Corbett, aye

Voted 5-0

Meeting adjourned: 9:30 p.m.

Respectfully submitted,

Dori R. Jamieson
Interim Town Manager



Town of Abington

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EXECUTIVE SESSION
BOARD OF SELECTMEN MEETING
APRIL 16, 2010
COTTER ROOM
3 P.M.

Members Present: Tom Corbett, Jerry Corcoran, Andy Burbine

Board entered into Executive Session by roll call vote: Tom, Jerry and Andy – aye, for purposes of non-union bargaining.

Contract for John D'Agostino, Town Manager position was discussed. Salary of \$118,000 was agreed to. There will be no mileage stipend. Probation period was discussed.

M/Burbine to remove probation section

S/Corbett

Voted 2-1 (Corcoran)

Insurance liability, how much notice to be given by Town Manager or Board of Selectmen in the event of termination was discussed. Board will have a legal okay re liability prior to signing.

Roll call vote to accept the changes to the contract – aye - Tom, Jerry, Andy. Start date will be April 27, 2010, with no compensatory time for meetings attended so far.

Roll call vote to adjourn at 3:35 p.m. – aye - Jerry, Andy, Tom.

Respectfully submitted,


Nancy Hurst



Town of Abington

OFFICE OF BOARD OF SELECTMEN

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BOARD OF SELECTMEN MEETING

MAY 24, 2010

8:55 P.M.

EXECUTIVE SESSION

SELECTMEN'S OFFICE

Members present: Mike Franey, Chris Aiello, Jerry Corcoran, Andy Burbine, Tom Corbett

Town Manger and Assistant Town Manager updated the Board with regard to the Clerical Union negotiations. It was confirmed that the 60/40 health insurance split is still the direction of the Board for negotiations.

M/Aiello to adjourn

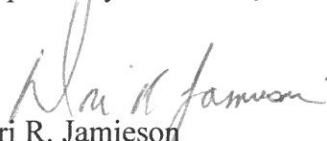
S/Corbett

Corbett, aye; Burbine, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

Meeting adjourned: 9:15 p.m.

Respectfully submitted,


Dori R. Jamieson
Assistant Town Manager



Town of Abington

OFFICE OF BOARD OF SELECTMEN

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BOARD OF SELECTMEN MEETING

JUNE 14, 2010

8:55 P.M.

EXECUTIVE SESSION SELECTMEN'S OFFICE

Members present: Mike Franey, Jerry Corcoran, Tom Corbett, Andy Burbine

Mr. D'Agostino presented an update as to the negative response to the potential alternative sites to T-Mobile's request to place a cell tower at the Knights of Columbus property. If the case is unable to be resolved the next step in the litigation is that the Federal court will schedule a scheduling conference. Litigation could cost approximately \$75,000.00.

M/Burbine to have Patricia Cantor, Esq., Kopelman and Paige to attend executive session at our next meeting for a full update.

S/Corbett

Burbine, aye; Corbett, aye; Corcoran, aye; Franey, aye

M/Burbine to adjourn

S/Corbett

Burbine, aye; Corbett, aye; Corcoran, aye; Franey, aye

Voted 4-0

Meeting adjourned: 9:15 p.m.

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



Town of Abington

OFFICE OF BOARD OF SELECTMEN

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July 6, 2010
Executive Session
Board of Selectmen
Selectmen's Office
6:00 PM

Board of Selectmen: Mike Franey, Chris Aiello, Jerry Corcoran, Tom Corbett, Andy Burbine

Zoning Board of Appeals: Ed Mulligan, James Counter, James Haney

Motion by C/Aiello to go into Executive Session with the Zoning Board of Appeals for purposes of pending litigation, and reconvening to open session, seconded by J/Corcoran. Roll call vote – aye Mr. Franey, Mr. Aiello, Mr. Corcoran, Mr. Corbett, Mr. Burbine.

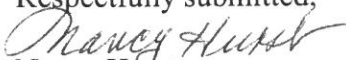
Meeting was held with Board of Selectmen, John D'Agostino, Town Manager, Dori Jamieson, Assistant Town Manager, and Patricia Cantor of Kopelman and Paige, to discuss the appeal by T-Mobile vs. the ZBA. Atty. Cantor outlined the process and an alternative site was discussed. From Atty. Cantor's discussions with T-Mobile's attorney, they would be willing to construct an internally mounted antenna design tower at 100', which would look similar to a fatter, taller flag pole. Photos where this has been done were shown (attached) as an example of a possible tower structure. An RFP was also mentioned for antennas on the Lincoln Street water tower at 80', but that would be in addition to the 254 Hancock Street location (K of C property).

The Board of Selectmen would like to have the legality of an RFP explored. The availability of the Lincoln Street water tower site will be discussed with the Water Department, and then a meeting will be set up between the Board of Selectmen, T-Mobile and ZBA.

Motion by T/Corbett to approve M/Franey's signing the Certificate of Conferral for Town Counsel, seconded by C/Aiello. Roll call vote – aye Mr. Franey, Mr. Aiello, Mr. Corcoran, Mr. Corbett, Mr. Burbine.

Motion by T/Corbett to end Executive Session at 6:45 PM and resume Selectmen's meeting in open session, seconded by C/Aiello. Roll call vote – aye Mr. Franey, Mr. Aiello, Mr. Corcoran, Mr. Corbett, Mr. Burbine.

Respectfully submitted,


Nancy Hurst

#8

**BOARD OF SELECTMEN
EXECUTIVE SESSION
JULY 6, 2010
9:00 P.M.
SELECTMEN'S OFFICE**

Members present: Mike Franey, Chris Aiello, Tom Corbett, Jerry Corcoran, Andy Burbine

Discussion took place regarding the Police Contract cost analysis. Discussion took place regarding offering 2% and language change on shift bidding by seniority. Town Counsel to prepare language.

Also increase longevity if shift bidding language is not available was discussed.

M/Corcoran to approve

S/Corbett

Burbine, aye; Corcoran, aye; Corbett, aye; Aiello, aye; Franey, aye

Voted 5-0

M/Corcoran to adjourn

S/Corbett

Burbine, aye; Corcoran, aye; Corbett, aye; Aiello, aye; Franey, aye

Voted 5-0

Meeting adjourned: 9:30 p.m.

Respectfully submitted,

John O. D'Agostino
Town Manager



Town of Abington

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Board of Selectmen Meeting

July 19, 2010

9:40 P.M.

Selectmen's Office

Executive Session

Members present: Andy Burbine, Tom Corbett, Jerry Corcoran, Chris Aiello, Mike Franey

Town Manager provided an update on the Police/Fire/Highway/Library Unions with regard to the strategy of the 60/40 split. Town Manager stated that his goal is to eliminate employee contracts and create a Human Resource Board to review all positions.

Town Manager also provided the update as to the possibility of avoiding a settlement with T-Mobile regarding working towards making the Lincoln Street water tank property available. We will proceed accordingly and keep the Board updated. Town Manager to work with the Water Commissioners to try to achieve this.

M/Corcoran to adjourn

S/Aiello

Burbine, aye; Corbett, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

Meeting adjourned: 10:30 P.M.

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



Town of Abington

OFFICE OF BOARD OF SELECTMEN

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Executive Session Minutes Board of Selectmen August 16, 2010 8:50 p.m.

Members Present: Mike Franey, Chris Aiello, Jerry Corcoran, Andy Burbine

Library union agreement discussed, with board appreciating the union's cooperation. M/Burbine to approve, with the removal under 2. Article 17 – Health Insurance, of the following sentence: "The parties will reopen the collective bargaining agreement and return to the table to negotiate the following changes if they are accepted by all other Town bargaining units"

S/Aiello

Voted 4-0

M/Franey and Town Manager reported on meeting with representatives from the Fire Union. Town of Holbrook can do dispatch service for yearly amount of \$100,000, which they are doing for several towns. Town Manager will look into this. Hopefully arbitration can be put off. M/Franey felt they had made progress at the meeting.

DPW discussed.

Letter from Chief Majenski received today. Town would rather get 60/40 split then longevity. Discussion on Chief Majenski's letter and memo from Town Counsel. Chief's letter sent to Joe Fair of Kopelman & Paige. Going forward with Joe Fair's memo.

Meeting closed at 9:20 p.m. by roll call vote – Franey, Aiello, Corcoran and Burbine

Respectfully submitted,


Nancy Hurst



Town of Abington

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Board of Selectmen Meeting
September 13, 2010
10:00 P.M.
Selectmen's Office
Executive Session

Members present: Andy Burbine, Tom Corbett, Jerry Corcoran, Chris Aiello, Mike Franey

The agreement for the Abington Library Staff Association and the Town of Abington was reviewed. The Association does not want to accept language as previously offered.

M/Burbine to make the following amendments: Article 17 Health Insurance – Change the first sentence to read as follows:

The parties will reopen the collective bargaining agreement to implement the following changes if they are accepted by all other Town bargaining units.

Change the second sentence to read as follows: *The Town agrees to implement a comprehensive Dental Plan through Delta Dental upon implementation of the 60%/40% health insurance split as noted above.*

Health Insurance Co-Payments – Delete the following sentence:

In the event another Town bargaining unit does not have the increased co-payments identified above beyond June 30, 2011, the old coo-payments will go back into effect.

S/Aiello

Burbine, aye; Corbett, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

Town Manager provided update as to the negotiating of the 60/40 split with other Unions.

M/Corcoran to adjourn

S/Aiello

Burbine, aye; Corbett, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

Meeting adjourned: 11:15 P.M.

Respectfully submitted,

Dori R. Jamieson

Assistant Town Manager



Town of Abington

OFFICE OF BOARD OF SELECTMEN

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Board of Selectmen Meeting
September 20, 2010
9:20 P.M.
Selectmen's Office
Executive Session

Members present: Andy Burbine, Jerry Corcoran, Chris Aiello, Mike Franey

Town Manager reviewed the memorandum of Agreement between the Town of Abington and the Abington Firefighters Local 2080 for FY2009, 2010, 2011. The President and the Vice President of the Local 2080 addressed the Board and much discussion took place regarding the proposal.

The Board provided direction and the Town Manager will continue with negotiations.

M/Corcoran to adjourn

S/Aiello

Burbine, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 4-0

Meeting adjourned: 11:15 P.M.

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



Town of Abington

OFFICE OF BOARD OF SELECTMEN

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Board of Selectmen Meeting
September 27, 2010
8:00 P.M.
Selectmen's Office
Executive Session

Board of Selectmen members present: Andy Burbine, Jerry Corcoran, Chris Aiello, Mike Franey

Strawberry Valley Golf Course Committee members present: Chris Nagle, Frank Lane, Steve Wakelin, Mark Chirokas

Town Manager provided an update of a confidential settlement proposal from Follansbee and McLeod, attorney for Johnson Golf. The settlement amount is \$75,000.00 and require the Town of Abington to terminate the current contract as of December 31, 2011 and put the course out to bid through an RFP process.

Town Manager stated our insurer will pay up to \$25,000.00 for a settlement. Much discussion took place.

M/Burbine to allow the Town to settle for up to \$50,000.00 with our insurer covering \$25,000.00 and no rebid.

S/Corcoran

Burbine, aye; Corcoran, aye; Aiello, aye; Mike Franey, aye

Voted 4-0

M/Wakelin to approve the same vote

S/Nagle

Lane, aye; Chirokas, aye; Nagle, aye; Wakelin, aye

Voted 4-0

Strawberry Valley Golf Course Committee exists.

Town Manager updates the Board on the Fire Proposal for FY2009 through 2011, which is a zero, 2%, and 2%. The Board gave direction on the negotiating for FY2012.



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**BOARD OF SELECTMEN MEETING
OCTOBER 7, 2010
8:45 P.M.
Selectmen's Office
Executive Session**

Members present: Mike Franey, Chris Aiello, Jerry Corcoran, Tom Corbett, Andy Burbine

Town Manager presented a proposal for a memorandum of agreement for the Firefighters Local 2080. After much discussion, the Board provided their input and the Town Manager will go back to the Union with the requested revisions of the agreement.

M/Corcoran to adjourn

S/Corbett

Burbine, aye; Corbett, aye; Corcoran, aye; Aiello, aye; Franey, aye
Voted 5-0

Meeting adjourned: 10:15 P.M.

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



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**BOARD OF SELECTMEN MEETING
OCTOBER 18, 2010
6:30 P.M.
Abington High School
Executive Session**

Members present: Mike Franey, Chris Aiello, Jerry Corcoran, Andy Burbine

Town Manager presented the Abington Fire Fighters Local 2080 cost benefits analysis for Fiscal years 2012 and 2013. It was discussed but no votes were taken. It was discussed that one complete document needs to be prepared. Town Manager states that the union has ratified the agreement for Fiscal years 2009, 2010, 2011, which is 0%, 2%, 2%. The memorandum of agreement has not yet been signed by either party.

M/Aiello to adjourn to Town Meeting

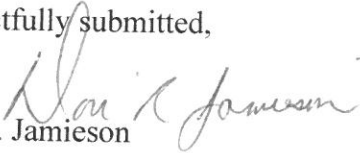
S/Burbine

Burbine, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 4-0

Meeting adjourned: 7:00 P.M.

Respectfully submitted,


Dori R. Jamieson

Assistant Town Manager

**Executive Session
Joint Meeting
Board of Selectmen/Zoning Board of Appeals
November 22, 2010
6:00 p.m.
Selectmen's Office**

Board of Selectmen: Mike Franey, Chris Aiello, Jerry Corcoran, Tom Corbett, Andy Burbine
Zoning Board of Appeals: Ed Mulligan, James Counter, James Haney

Motion in Open Session by Mr. Counter to go into Executive Session, seconded by Mr. Haney, roll call vote – aye – Mr. Counter, Mr. Mulligan, Mr. Haney

Motion in Open Session by Mr. Aiello to go into Executive Session, seconded by Mr. Corcoran, roll call vote – aye – Mr. Franey, Mr. Aiello, Mr. Corcoran, Mr. Corbett, Mr. Burbine

Options discussed: 1. The Town would agree to an 87-foot-high flagpole-type design with internally mounted antennas at the Knights of Columbus Hancock Street property and the Town would issue an RFP for an attachment at the Lincoln Street water tank and T-Mobile would be successful at locating its facility there; or 2. the Town would issue an RFP for a free-standing 140-foot-high tower at the Lincoln Street property and T-Mobile would be successful at locating its facility there and T-Mobile would forego the Hancock Street location. There has been much communication between Town Counsel and T-Mobile counsel. Original filing showed monopole; flagpole option was not mentioned originally.

ZBA – motion by Mr. Counter to recommend Proposal #2 in the November 4, 2010 letter from Patricia A. Cantor, Kopelman and Paige, subject to the tower being engineered to proper height, seconded by Mr. Mulligan, unanimous.

BOS – motion by Mr. Corbett to recommend Proposal #2 in the November 4, 2010 letter from Patricia A. Cantor, Kopelman and Paige, subject to the tower being engineered to proper height, seconded by Mr. Burbine, unanimous.

Roll call vote – aye - Mr. Mulligan, Mr. Counter, Mr. Haney

Roll call vote – aye -.Mr. Franey, Mr. Aiello, Mr. Corcoran, Mr. Corbett, Mr. Burbine

Town Counsel will be consulted on whether a vote would be required at Town Meeting.

Motion to adjourn Executive Session at 6:30 p.m. and go back into Open Session made by Mr. Aiello, seconded by Mr. Burbine, roll call vote – aye – Mr. Franey, Mr. Aiello, Mr. Corcoran, Mr. Corbett, Mr. Burbine.

Motion to adjourn Executive Session at 6:30 p.m. made by Mr. Haney, seconded by Mr. Counter, roll call vote – aye – Mr. Mulligan, Mr. Counter, Mr. Haney.

Respectfully submitted,


Nancy Hurst



Town of Abington

OFFICE OF TOWN MANAGER

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BOARD OF SELECTMEN MEETING

DECEMBER 13, 2010

8:50 P.M.

Selectmen's Office

Executive Session

Members present: Mike Franey, Chris Aiello, Jerry Corcoran, Andy Burbine

Also present: Pat Cantor, Kopelman & Paige

Attorney Cantor updated the Board as to the litigation with T-Mobile Northeast, LLC v. Town of Abington et al. (See Detailed document attached)

M/Corcoran to adjourn

S/Aiello

Burbine, aye; Aiello, aye; Corcoran, aye; Franey, aye

Voted 4-0

Meeting adjourned: 9:20 P.M.

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



Town of Abington

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Board of Selectmen Meeting

January 10, 2011

9:10 p.m.

Selectmen's Office

Executive Session

Members present: Mike Franey, Chris Aiello, Jerry Corcoran, Tom Corbett, Andy Burbine

Discussion took place regarding the memorandum of agreement between the Town of Abington and the Abington Firefighters Local 2080 (see attached agreement) that was NOT approved at a Board of Selectmen meeting with four members in attendance. It was a tie vote with Chairman Franey and Selectman Burbine opposed and Selectman Aiello and Selectman Corcoran in favor,;therefore a tie vote becomes a no vote. Tom Corbett is now in attendance, comprising a full board, and a re-vote is taken.

M/Corcoran to be in favor of the attached agreement

S/Aiello

Corbett, no

Burbine, no

Franey, no

Voted 2-3

Motion fails.

Town Manager expresses interest in providing the Superintendent of Streets with a snow and ice stipend, as he has been out during the storms in his tenure without compensation. Much discussion took place. The sense from the Board was it is not a good time, but ultimately it is the decision of the Town Manager.

M/Corcoran to adjourn

S/Aiello

Burbine, aye

Corbett, aye

Corcoran, aye

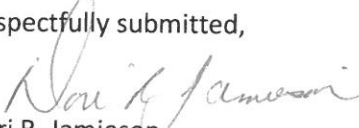
Aiello, aye

Franey, aye

Voted 5-0

Meeting adjourned: 10:05 p.m.

Respectfully submitted,


Dori R. Jamieson
Assistant Town Manager



Town of Abington

OFFICE OF BOARD OF SELECTMEN

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Executive Session Board of Selectmen January 24, 2011

Members Present: Mike Franey, Chris Aiello, Jerry Corcoran, Andy Burbine

8:40 p.m. RFP for telecommunications – TM informed board that T-Mobile engineers would rather put antenna on tank rather than free-standing pole. They need 30 foot antenna to go up to 140'. Will have to go out again for RFP to have antenna on tank, not separate pole. Dan Callahan sent out specifications of tank. This would be a new RFP, and there won't be the dissension from Water Dept. if there is no pole. Four people took out RFP's. The Lincoln Street location would allow for better coverage. Engineer wants it on tank.

Liquor violation – J. P. Ryan's Tavern. M/Franey recused himself from this discussion. Board wondered when the last violation had occurred. J/Corcoran suggested 3-day suspension. A/Burbine didn't think the Board should take any action until it had a complete history of prior violations at the location. TM will look up how many previous violations there have been at this establishment.

Fire Union contract – A/Burbine will e-mail TM notes. Whatever is offered has to be tied to 60-40 split and compatible with police union contract.

M/Corcoran to go out of Executive Session at 9:15 p.m. and not to reconvene in open session

S/Burbine

Roll call vote – Franey, Aiello, Corcoran, Burbine – aye

Respectfully submitted,


Nancy Hurst

(amended)



Town of Abington

OFFICE OF TOWN MANAGER

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BOARD OF SELECTMEN MEETING

FEBRUARY 7, 2011

JOINT WATER WORKS BUILDING

8:00 P.M.

EXECUTIVE SESSION

Members present: Mike Franey, Chris Aiello, Jerry Corcoran, Tom Corbett, Andy Burbine

Also present: Abington/Rockland Joint Board of Water Commissioners

Much discussion took place regarding the pending litigation with TMobile regarding putting up a monopole versus a structure adhered to the water tank located at Lincoln Street. After much discussion it was decided that the Abington/Rockland Joint Board of Water Commissioners would ask their engineers what type of structure could be accepted onto the existing tank without causing damage, and would advise the Board of Selectmen. A meeting of the Joint Board will be set up immediately, and that information would be put in the RFP issued by the Town Manager.

M/Aiello to adjourn

S/Corcoran

Burbine, aye; Corbett, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

Meeting adjourned: 9:25 p.m.

Respectfully submitted,

Dori R. Jamieson

Assistant Town Manager



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**BOARD OF SELECTMEN MEETING
FEBRUARY 28, 2011
SELECTMEN'S OFFICE
10:15 P.M.
EXECUTIVE SESSION**

Members Present: Mike Franey, Chris Aiello, Jerry Corcoran, Andy Burbine

Town Manager stated that we met with the Library Union and they have agreed to the minor requests by the Board of Selectmen. This will allow the Library Union to receive a 2% increase once all unions agree to the 60/40 split in Health Insurance and have the option to join a comprehensive dental plan such as Delta Dental. This agreement is in effect July 1, 2011 to June 30, 2012

M/Burbine to sign the agreement

S/Corcoran

Burbine, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 4-0

Town Manager states we will address the TMobile litigation at the next meeting

M/Corcoran to adjourn

S/Aiello

Burbine, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

Meeting adjourned: 10:30 p.m.

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



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**BOARD OF SELECTMEN MEETING
MARCH 14, 2011
SELECTMEN'S OFFICE
9:30 P.M.
EXECUTIVE SESSION**

Members Present: Mike Franey, Chris Aiello, Jerry Corcoran, Tom Corbett, Andy Burbine

Also present: Mr. Bob Lauria, owner, 83 Groveland Street

1. Mr. Lauria offered to sell his property of .94 acres at a price of \$200,000. This parcel has been encroached upon by the Town of Abington and sustained dumping of municipal waste.

Mr. Laura leaves the office. The assessed value is \$146,000.00.

M/Corbett to authorize the Town Manager to negotiate to purchase the property up to \$175,000.

S/Corcoran

Burbine, aye; Corbett, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

2. Johnson Golf – Town Manager explained we can settle the lawsuit between Johnson Golf and the Town of Abington by putting an article on Town Meeting for \$15,000.00. This reflects the balance between the settlement and what our insurance company will pay.

M/Corcoran to approve article and settlement

S/Corbett

Burbine, aye; Corbett, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

3. Litigation with T Mobile – Town Manager stated that the Joint Water Commissioners has voted for a stand-alone pole that will be installed in the woods. Town Manager to issue a new request for proposal.

M/Corcoran to adjourn

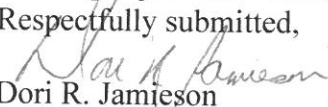
S/Corbett

Burbine, aye; Corbett, aye; Corcoran, aye; Aiello, aye; Franey, aye

Voted 5-0

Meeting adjourned: 10:15 p.m.

Respectfully submitted,


Dori R. Jamieson

Assistant Town Manager



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**BOARD OF SELECTMEN MEETING
MARCH 28, 2011
9:55 P.M.
SELECTMEN'S OFFICE
EXECUTIVE SESSION**

Members present: Mike Franey, Chris Aiello, Jerry Corcoran, Andy Burbine

Town Manager presented status of James Howell vs. Town of Abington. The appeal that was submitted on behalf of the Town has been denied. It was decided to ask Attorney Kesten of Brody, Hardoon, Perkins & Kesten to come in to an executive session meeting to determine the best way to proceed.

M/Corcoran to adjourn
S/Burbine,
Burbine, aye; Corcoran, aye; Aiello, aye; Franey, aye
Voted 4-0

Meeting adjourned: 10:10 p.m.

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



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Board of Selectmen Meeting

May 9, 2011

9:00 P.M.

Selectmen's Office

Executive Session

Members present: Chris Aiello, Andy Burbine, Kevin Donovan, Ken Coyle, Mike Franey

Town Manager provided the status of the proposed Highway, Park, Sewer Union contract M/Burbine to accept the proposed contract

S/Donovan

Franey, aye; Coyle, aye; Donovan, aye; Burbine, aye; Aiello, aye

Voted 5-0

Town Manager reviews the MOA with the Clerical Union. A meeting with the Union is scheduled shortly.

Regarding the T-Mobile litigation, Selectman Donovan is concerned that Town Meeting transferred the land in 1981 to Abington and Rockland under the joint water works, but the land was not conveyed. It was decided to have a meeting with Pat Cantor Thursday, May 12th to discuss.

Selectman Donovan leaves the room, as has a conflict with the Fire Union.

Town Manager reviews status of the Fire Union Contract.

M/Franey to adjourn

S/Aiello

Franey, aye; Coyle, aye; Burbine, aye; Aiello, aye

Voted 4-0

Meeting adjourned: 10:22 p.m.

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



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Board of Selectmen

May 12, 2011

5:03 P.M.

Cotter Room

Executive Session

Members present: Chris Aiello, Andy Burbine, Kevin Donovan, Ken Coyle, Mike Franey

Also present: Attorneys Patricia Cantor, Mark Reich, John Goldrosen, Kopelman and Paige, Town Counsel

5:00 P.M. Open Session

- Pledge of Allegiance

M/Franey to enter into executive session for the purposes of strategies pertaining to pending litigation with T-Mobile and Henrikson Dairy, and not to reconvene to open session.

S/Donovan

Voted, on roll call 5-0

Attorney Cantor provided the Board with a history of the case regarding the T-Mobile litigation. On May 3, 2011 they received notice that the Court has scheduled the trial in the case for June 6, 2011. Additionally, on April 29, 2011, they received notice of the filing of a motion to intervene in the lawsuit by an unincorporated association, asserting an interest in the case under the Clean Water Act. T-Mobile's attorney and T-Mobile are not willing at this time to forego the Hancock Street site and commit to locating at Lincoln Street, although the company is considering its options. Attorney Cantor outlined the options for the Town at this point:

Option 1. We can prepare for trial and raise the defense that the Lincoln Street property is an available feasible alternative location for a wireless communications facility to the Hancock Street site. Under the Telecommunications Act of 1996, T-Mobile has the burden to prove that Hancock Street is the only available site from which it can provide its personal wireless services. The Town can defend by showing that an alternative available site exists, that is, Lincoln Street. If Lincoln Street is not available, this defense would not be available. The Board discussed the relative strength of this defense.

Regarding the Motion to Intervene, the deadline for filing an opposition is May 13, 2011. Attorney Cantor recommends that we do oppose the motion, because in her opinion, the prospective intervener does not have standing to intervene, among other reasons.



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Board of Selectmen Meeting
May 19, 2011
5:02 p.m.
Cotter Room
Executive Session

Members present: Chris Aiello, Andy Burbine, Ken Coyle, Mike Franey

Also present: Attorneys Patricia Cantor, Mark Reich, Kopelman and Paige, Town Counsel

- **Pledge of Allegiance**

M/Burbine to enter into executive session for the purpose of strategies pertaining to pending litigation with T-Mobile, and not to reconvene to open session.

S/Coyle

Franey, aye; Coyle, aye; Burbine, aye; Aiello, aye

Voted 4-0

Mr. John D'Agostino, Town Manager, provided the Board with an update as to the Request for Proposal process. It has come to light that Bay Communication did not provide the necessary financials as requested in the RFP. The Town Manager has discovered that Bay Communication is selling its assets to 80 cell towers. The Town Manager feels this is a disclosure problem and not an open, honest, and upfront proposal. The Town Manager considers this a non-responsive proposal, as the financials were not submitted timely, and he is not comfortable with a 50 year lease. This leaves T-Mobile as the second highest bidder. The Board previously determined that the award would not be in the Town's best interest.

Attorney Cantor informed the Board that T-Mobile has not responded to discovery, meaning that T-Mobile may have additional obligations before proceeding to trial which may prompt it to seek a continuance. T-Mobile's lack of response could give the Town a small advantage if the case goes forward to trial.

The first option is to maintain the prior vote to reject all bids, keep the June 6 court date, and litigate the Hancock Street site.



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Minutes Executive Session Board of Selectmen June 27, 2011

Members Present: Chris Aiello, Andy Burbine, Ken Coyle, Mike Franey

8:40 p.m. Discussion on the Counter Offer to the Abington Firefighter's Local 2080 Contract. TM reviewed the Articles proposed with the Board. After discussion, the Board suggested changes - Article XII Sec. 7 was removed; Article XX was removed; Article XXI – changes made to Sections 1, 5 and 6. The TM will send these changes to the union on June 28th, after which the union will have ten days to vote on it. It would then go to arbitration.

M/Burbine to adjourn executive session at 9:30 p.m.

S/Coyle

Roll call vote – aye – Aiello, Burbine, Coyle, Franey

Respectfully submitted,

Nancy Hurst



Town of Abington

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Board of Selectmen

Executive Session Minutes
Board of Selectmen Meeting
September 12, 2011
9:00 p.m.
Selectmen's Office

9:00 p.m. Members Present: Chris Aiello, Andy Burbine, Ken Coyle, Mike Franey. Absent: Kevin Donovan

Board discussed strategies pertaining to collective bargaining with the IAFF Local 2080. Original proposal dated October 18, 2010 – M/Burbine to reject this proposal, S/Franey, roll call vote to reject by Burbine, Aiello, Franey, Coyle, unanimous.

Option 1 – M/Burbine to reject, S/Franey, roll call vote to reject by Burbine, Franey, Aiello, Coyle, unanimous.

Option 2 – M/Burbine to reject, S/Franey, roll call vote to reject by Burbine, Franey, Aiello, Coyle, unanimous.

John and Andy discussed providing the Fire Union with a counter offer similar to what they discussed with Peter Schafer and the School Union negotiating team. It was suggested we consider a counter offer on the 60/40 split on health care premiums by mirroring the Plan Design Law Changes whereby the town would offer 25% of the premium split savings on a one-time lump sum basis to fire and other unions along with the 2% at the time all unions agree to a 60/40 premium split in health care.

M/Franey to adjourn at 9:20 p.m., S/Burbine, roll call vote to adjourn by Burbine, Franey, Coyle, Aiello, unanimous.

Respectfully submitted,


Nancy Hurst

Amended 9/26/2011



Town of Abington

500 GLINIEWICZ WAY
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**Board of Selectmen Meeting Executive Session Minutes
September 26, 2011
6:00 p.m.
Buckley Room**

Members present: Mike Franey, Kevin Donovan, Andy Burbine, Chris Aiello

Also present: Board of Sewer Commissioners; Attorney Leonard Kesten, Brody, Hardoon, Perkins & Kesten, LLP

M/Donovan to enter into executive session with the Board of Sewer Commissioners for the purposes of strategies pertaining to pending litigation concerning the Howell judgment and to reconvene to open session

S/Franey

Franey, aye; Donovan, aye; Burbine, aye; Aiello, aye

Mr. Coyle – not present

Voted 4-0

Sewer Commissioners take a roll call vote (reflected in the minutes of the Board of Sewer Commissioners)

Attorney Kesten provided an update of the James Howell judgment to the joint Boards. This is currently in the appeals court, and will have a response some time next summer.

Mr. Coyle arrives.

M/Donovan to pursue mediation while leaving the court date in the appeals process.

S/Burbine

Franey, aye; Coyle, aye; Donovan, aye; Burbine, aye; Aiello, aye

Voted 5-0

M/Donovan to reconvene to open session – 6:30 p.m.

S/Franey

Franey, aye; Coyle, aye; Donovan, aye; Burbine, aye; Aiello, aye

Voted 5-0

Respectfully submitted,

Dori R. Jamieson
Assistant Town Manager



Town of Abington

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Board of Selectmen Meeting
November 7, 2011
8:15 p.m.
Cotter Room
Executive Session

Members present: Chris Aiello, Andy Burbine, Kevin Donovan, Ken Coyle, Mike Franey

Also present: Peter Schafer, Superintendent of Schools; Jim West, Jannette Cummings-Leary, Ellen Killian, School Committee members.

Mr. Schafer announces that as of tonight there is mediation with the teacher's union regarding the 60/40 split.

Discussion took place regarding the recent changes with Mayflower, looking at GIC like plans. Selectman Donovan suggests that the teacher's union withdraw mediation, wait and meet in January, when we will know what we can offer in "plan B", so we are on the same page.

Mr. West thanks the group.

M/Franey to adjourn

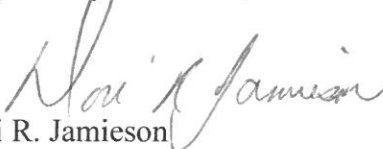
S/Coyle

Franey, aye; Coyle, aye; Donovan, aye; Burbine, aye; Aiello, aye

Voted 5-0

Meeting adjourned: 9:05 p.m.

Respectfully submitted,


Dori R. Jamieson
Assistant Town Manager

14



Town of Abington

500 GLINIEWICZ WAY
ABINGTON, MA 02351

TO: BOARD OF SELECTMEN
FROM: TOWN MANAGER
DATE: January 19, 2017
SUBJ: GENERAL UPDATE

The following is meant to be a general update of activities of the Town Manager and staff. Should any member desire more information regarding any particular matter please contact me personally.

1. County Prison Labor – We did meet with representatives from Plymouth County this week and decided to move forward with painting the public areas and eventually the meeting rooms of town hall. There will only likely be 2 inmates at a time working so there will be minimal impact on operations at town hall. Should this project go well we have several other ideas.
2. MMA Conference - Several of us will be (or already have depending on when you are reading this) attending the MMA Conference this Friday and Saturday. In addition to the many events/activities I am particularly hopeful that Governor Baker will provide us his proposal for local aid for FY 2018 so we can begin to plan for remainder of our budget process.
3. Forecasting tool - The Collins Center at UMass Boston has been working on updating my very outdated spreadsheet format for fiscal forecasting (paid for through the Community Compact program) which I will also be taking possession of tomorrow during a meeting I will be attending while at the MMA Conference.
4. Budget Process – Similar to previous years Dori and I am working with the Finance Committee to schedule their meetings with department heads throughout February and into March. And, we continue to work to reduce the projected FY 2018 deficit (understanding that we still have much to learn regarding state aid etc.)